

SNAPSHOT of HOME Program Performance--As of 09/30/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
				PJs in State:	15		
Program Progress:							
% of Funds Committed	96.60 %	97.72 %	8	95.51 %	68	66	
% of Funds Disbursed	91.33 %	92.88 %	9	87.58 %	67	66	
Leveraging Ratio for Rental Activities	8.7	7.11	1	4.86	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	95.15 %	94.18 %	8	82.17 %	60	50	
% of Completed CHDO Disbursements to All CHDO Reservations***	82.76 %	80.66 %	7	71.17 %	69	68	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	96.59 %	93.10 %	6	81.54 %	92	88	
% of 0-30% AMI Renters to All Renters***	72.31 %	63.34 %	4	45.68 %	93	89	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	98.74 %	98.92 %	12	96.19 %	43	44	
Overall Ranking:			In State:	5 / 15	Nationally:	96	95
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$15,304	\$26,454		\$27,510	791 Units	30.70 %	
Homebuyer Unit	\$11,221	\$20,065		\$15,239	113 Units	4.40 %	
Homeowner-Rehab Unit	\$19,415	\$20,711		\$20,932	199 Units	7.70 %	
TBRA Unit	\$4,017	\$1,840		\$3,121	1,470 Units	57.10 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (215 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Spokane WA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

PJ:

State:*

National:**

Rental

Homebuyer

Homeowner

CHDO Operating Expenses:
(% of allocation)

PJ:

National Avg:

4.3 %

1.2 %

R.S. Means Cost Index: 0.99

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	78.5	85.0	88.4	75.0
Black/African American:	7.8	0.9	2.0	13.3
Asian:	1.5	1.8	0.5	0.0
American Indian/Alaska Native:	4.3	3.5	0.5	6.7
Native Hawaiian/Pacific Islander:	0.3	0.0	0.5	0.0
American Indian/Alaska Native and White:	0.0	0.0	1.0	0.0
Asian and White:	0.1	0.0	0.5	0.0
Black/African American and White:	1.1	0.0	0.5	0.0
American Indian/Alaska Native and Black:	0.6	0.0	0.5	0.0
Other Multi Racial:	0.4	0.0	1.0	0.0
Asian/Pacific Islander:	0.6	0.9	0.5	1.7

ETHNICITY:

Hispanic	4.6	8.0	4.0	3.3
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HOUSEHOLD SIZE:

1 Person:	50.6	29.2	37.7	33.3
2 Persons:	18.5	17.7	22.6	16.7
3 Persons:	12.9	23.9	16.6	20.0
4 Persons:	9.6	15.9	13.6	16.7
5 Persons:	4.9	6.2	6.0	10.0
6 Persons:	1.5	0.9	2.5	1.7
7 Persons:	0.6	3.5	0.5	0.0
8 or more Persons:	1.4	2.7	0.5	1.7

HOUSEHOLD TYPE:

Single/Non-Elderly:	40.6	27.4	27.6	31.7
Elderly:	14.6	1.8	24.1	0.0
Related/Single Parent:	23.1	29.2	20.6	38.3
Related/Two Parent:	11.5	38.9	23.1	15.0
Other:	9.1	2.7	2.5	15.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	18.8	0.0 #
HOME TBRA:	0.8	
Other:	16.6	
No Assistance:	63.9	

of Section 504 Compliant Units / Completed Units Since 2001 269

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Spokane State: WA Group Rank: 96
 (Percentile)
 State Rank: 5 / 15 PJs Overall Rank: 95
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.95%	95.15	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 54.12%	82.76	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	96.59	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.11%	98.74	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.750	1.52	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

